MTC98706LW THIS SPACE RESERVED FOR RECORDER'S USE

2013-009861

Klamath County, Oregon

08/28/2013 12:33:21 PM Fee: \$47.00

After recording return to: Alfonso Y. Villagomez, Jr. 1915 16th Ave. Forest Grove, OR 97116 Until a change is requested all tax statements shall be sent to the following address: Alfonso Y. Villagomez, Jr. 1915 16th Ave. Forest Grove, OR 97116 Escrow No. MT98706-LW

STATUTORY WARRANTY DEED

Connie L. Strangio,

Title No.

SWD r.020212

Grantor(s), hereby convey and warrant to.

0098706

Alfonso Y. Villagomez, Jr. and Abigail E. Villagomez, as tenants by the entirety,

Grantee(s), the following described real property in the County of Klamath and State of Oregon free of encumbrances except as specifically set forth herein:

Lot 24, Block 3, TRACT NO. 1027, MT. SCOTT MEADOWS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true and actual consideration for this conveyance is \$5,700.00.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

2013-2014 Real Property Taxes a lien not yet due and payable.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT. THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated this 27th day of August 2013
Dated this 27th day of August 2013 Connie L. Strangio
Connie L. Strangio
State of Oregon County of Klamath
This instrument was acknowledged before me on, 2013 by Connie L. Strangio.
(Notary Public for Oregon)
My commission expires All all.

THE ATTACHED SIGNATURE PAGE BEARS EMBOSSMENT

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California	1
County of Stanislaus	
On <i>Jugust 37.2013</i> before me, <u>Ir</u>	ARROW J. ROBERTS NOTHEY PURIC
personally appeared	Here Insert Name and Title of the Officer A TANAMON
personally appeared	Name(syst Signer(s)
TARRON J. ROBERTS Commission # 1891165	who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) share subscribed to the within instrument and acknowledged to me that be she they executed the same in his her/their authorized capacity(iee), and that by his her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws
Notary Public - California NN Stanislaus County	of the State of California that the foregoing paragraph is true and correct.
My Comm. Expires May 27, 2014	WITNESS my hand and official seal,
	Munalish
Place Notary Seal Above	Signature
Though the information below is not required by I	DPTIONAL law, it may prove valuable to persons relying on the document and reattachment of this form to another document.
Description of Attached Document Title or Type of Document:	tory 4 harante Deed
Document Date: Way \$27 2013	Number of Pages:
Signer(s) Other Than Named Above:	N/A Number of Fages 2,
Capacity(ies) Claimed by Signer(s)	
Signer's Name: Individual	ER Attorney in Fact OF SIGNER
☐ Other:	☐ Other:
Signer Is Representing:	Signer Is Representing:
·	

© 2007 National Notary Association • 9350 De Soto Ave., P.O. Box 2402 • Chatsworth, CA 91313-2402 • www.NationalNotary.org | Item #5907 | Reorder: Call Toll-Free 1-800-876-6827